139.0	0001	0022.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	1,033,600 / 1,033,600
					USE VALUE:	1,033,600 / 1,033,600
					ASSESSED:	1,033,600 / 1,033,600

PROPERTY LOCATION

No	Alt No	Direction/Street/City
147		JASON ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	COOPER MARIANNE & GEOFFREY
Owner 2:	DRESSELHAUS-COOPER LEORA
Owner 3:	
Street 1:	147 JASON ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	DRESSELHAUS GENE -
Owner 2:	-
Street 1:	2542 WEBSTER ST
Twn/City:	PALO ALTO
St/Prov:	CA Cntry:
Postal:	94301

NARRATIVE DESCRIPTION

This parcel contains .146 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1935, having primarily Wood Shingle Exterior and 2037 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6370.000	483,600		550,000	1,033,600
Total Card	0.146	483,600		550,000	1,033,600
Total Parcel	0.146	483,600		550,000	1,033,600

Source: Market Adj Cost | Total Value per SQ unit /Card: 507.41 /Parcel: 507.41

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 89166

GIS Ref

GIS Ref

Insp Date 11/08/18

!10738!

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID 139.0-0001-0022.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	483,600	0	6,370.	550,000	1,033,600		Year end	12/23/2021
2021	101	FV	469,600	0	6,370.	550,000	1,019,600		Year End Roll	12/10/2020
2020	101	FV	469,500	0	6,370.	550,000	1,019,500	1,019,500	Year End Roll	12/18/2019
2019	101	FV	340,800	0	6,370.	580,500	921,300	921,300	Year End Roll	1/3/2019
2018	101	FV	340,800	0	6,370.	427,800	768,600	768,600	Year End Roll	12/20/2017
2017	101	FV	340,800	0	6,370.	409,400	750,200	750,200	Year End Roll	1/3/2017
2016	101	FV	340,800	0	6,370.	378,900	719,700	719,700	Year End	1/4/2016
2015	101	FV	327,000	0	6,370.	317,800	644,800	644,800	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	11:17:00

LAST REV

Date	Time
09/22/21	12:43:20
apro	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 10738

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DRESSELHAUS GEN	75514-56	1	9/2/2020	Family	760,000	No	No	8	
	9682-52		1/1/1901	Family		No	No		Mildred S Dresselhaus dod 2/20/2017

USER DEFINED

Prior Id # 1:	89166
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
1/6/1999	9	Redo Bat	2,500					REMODEL BATHS

ACTIVITY INFORMATION

Date	Result	By	Name
12/29/2020	SQ Returned	JO	Jenny O
11/19/2020	SQ Mailed	MM	Mary M
7/25/2019	Mail Update	MM	Mary M
11/8/2018	MEAS&NOTICE	HS	Hanne S
11/21/2008	Meas/Inspect	201	PATRIOT
1/8/2000	Inspected	197	PATRIOT
11/9/1999	Measured	264	PATRIOT
7/11/1992		JK	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6370		Sq. Ft.	Site		0	90.	0.96	10									549,990						550,000	

Total AC/HA:	0.14624	Total SF/SM:	6370	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total: 549,990	Spl Credit	Total: 550,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	05 - Garrison		
Sty Ht:	2A - 2 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:	8 - Brick Veneer	45	%
Roof Struct:	1 - Gable		
Roof Cover:	2 - Slate		
Color:	YELLOW		
View / Desir:			

GENERAL INFORMATION

Grade:	B- - Good (-)		
Year Blt:	1935	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	3 - Hardwood		
Subfloor:			
Bsmnt Gar:	1		
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	5 - Steam		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Average
A HBth:		Rating:	
OthrFix:	1	Rating:	Average

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:	2	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GD - Good	18.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	18.6	%

CALC SUMMARY

Basic $ / SQ:	140.00
Size Adj.:	1.22283137
Const Adj.:	1.05423856
Adj $ / SQ:	180.482
Other Features:	91500
Grade Factor:	1.21
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	594087
Depreciation:	110500
Depreciated Total:	483587

COMMENTS

OF=SHOWER STALLIN SFL BTH..

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1								# Units	1	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:	7	BRs:	4	Baths:	1	HB	1				

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	1998
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

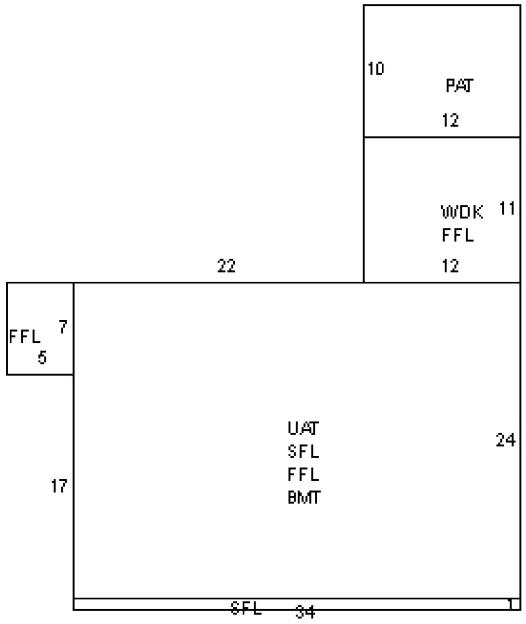
No Unit	RMS	BRS	FL
1	7	4	
Totals			
1	7	4	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	218.38
Special Features:	0	Val/Su Net:	155.75
Final Total:	483600	Val/Su SzAd	263.83

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	983	180.480	177,414
SFL	Second Floor	850	180.480	153,410
BMT	Basement	816	62.940	51,362
UAT	Upper Attic	204	72.190	14,727
WDK	Deck	132	14.310	1,889
PAT	Patio	120	5.670	680

Net Sketched Area:	3,105			Total:	399,482
Size Ad	1833	Gross Area	3717	FinArea	2037

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	25	A	

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

139.0-0001-0022.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	
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